

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Municipal Administration & Urban Development Department – VGTM UDA,– Change of land use from Industrial use to Residential use in D.No.423/B, 425(P), 438(P) and 439(P) of Potturu Village, Guntur Mandal & District to an extent of 78,570.24 Sq.Mtrs or Ac.19.414 cents. Draft variation- Notification- Confirmation – Orders – Issued.

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT(I2) DEPARTMENT

G.O.Ms.No. 387

Dated.06.08.2013
Read the following:-

1. From V.C.,VGTMUDA, Divisional office. Guntur Lr.Rc.No.E2-482/11,Dt.03.03.2012 & 21.06.2012.
2. From Commissioner of Industries, Hyderabad Lr.No.29/1/2012/4960, Dated.19.04.2012.
3. Govt. Memo No.6962/I2/2012-3, Dt.30.07.2012.
4. From V.C., VGTMUDA, Divisional office. Guntur Lr.Rc.No.E2-482/11, Dt.16.02.2013 & 04.07.2013
5. Govt. Memo No.6962/I2/2012-4, Dt.11.03.2013

ORDER:

The draft variation to the Zonal Development Plan of Ankireddypalem issued in Government memo 5th read above was published in the Extraordinary issue of Andhra Pradesh Gazette No.175 Part-I, dated.14.03.2013.It is reported by the Vice Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, that the applicant has paid the development charges. Hence, the draft variation is confirmed.

2. The appended notification shall be published in an Extraordinary issue of Andhra Pradesh Gazette, dated:14.08.2013.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

Dr.S.K.JOSHI
PRINCIPAL SECRETARY TO GOVERNEMENT

To
The Commissioner of Printing, Stationery & Stores Purchase, Hyderabad.
The Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban
Development Authority, Vijayawada.

Copy to:

The applicant through the Vice-Chairman, VGTM UDA, Vijayawada.
The Special Officer and Competent Authority, Urban Land Ceiling, Guntur.
The District Collector, Guntur District.
MSf/Sc.

// FORWARDED :: BY ORDER //

SECTION OFFICER

APPENDIX
NOTIFICATION

In exercise of the powers conferred by sub-section (2) of section 12 of the Andhra Pradesh Urban Areas (Development)Act, 1975(Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Ankireddypalem, the same having been previously published in Extraordinary issue of Andhra Pradesh Gazette No.175, Part-I, dated.14.03.2013. as required by sub-section (3) of the said section.

V A R I A T I O N

The site under reference measuring to an extent of 78,570.24 Sq.mts is falling in D.No.423/B, 425/P, 438/P & 439/P of Ankireddypalem Village, Obulanaidupalem Grampanchayat, Guntur Mandal & District. The boundaries of which are given in the schedule below and which was earmarked for Industrial Use in the Zonal Development Plan of Ankireddypalem sanctioned in G.O.Ms.No. 681, M.A., dated: 29.12.2006, is designated for Residential Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 06/2012/ARP/GNT which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Divisional Office, Guntur, subject to the following conditions:

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
2. that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
3. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. the change of land use shall not be used as the proof of any title of the land.
5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.
7. The applicant should handover the road affected portion to Grampanchayat at free of cost by way of register gift deed.
8. The applicant shall maintain 9 Mtrs green buffer towards designated industrial land use side in order to segregate residential activity from the designated industrial land use.
9. There shall be no construction over the drain i.e no culvert or bridge shall be constructed connecting land between Bit-A and Bit-B without prior permission from Irrigation Department. The Green buffer along the drain in Bit-A and Bit-B shall be provided as per AP Building Rules.
10. any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.

S C H E D U L E – B I T - A

- NORTH:** Existing donka D.No.423/A,423/B(P) of Potturu (V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.
- SOUTH:** Site falling in D.No.428 & 426 of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.
- EAST:** Site falling in D.No.422(P) & 428(P) of Potturu(V),Obulanaidupalem Grampanchayat, Guntur Mandal & District.
- WEST:** Site falling in D.No.423(P), 425(P), 426(P) of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

S C H E D U L E – B I T - B

- NORTH:** Proposed culvert site falling in D.No.428(P) of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.
- SOUTH:** Site falling in D.No.438/P, 439/P, 440/P, 441/P, 442/P of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

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EAST: Site falling in D.No.428, 438(P) of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

WEST: Site falling in D.No.439/P, 440, 441(P) of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

SCHEDULE – BIT-C

NORTH: Site falling in D.No.428/P of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

SOUTH: Site falling in D.No.440/P of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

EAST: Site falling in D.No.439/P of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

WEST: Existing donka site falling in D.No.439/P of Potturu(V), Obulanaidupalem Grampanchayat, Guntur Mandal & District.

Dr.S.K.JOSHI
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER